

CITY COUNCIL
ATLANTA, GEORGIA

02-0-0106

A SUBSTITUTE ORDINANCE
BY: ZONING COMMITTEE

Z-01-95
DATE FILED: 2-7-02

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended and the maps established in connection therewith be changed so that the following property located at **2030 Rockledge Street, N.E.** be changed from the **R-4 (Single-Family Residential)** District to the **R-LC-C (Residential-Limited Commercial-Conditional)** District, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot **50** of the **17th** District, Fulton County, Georgia, being more particularly described by the attached legal description.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development," as identified by the use of the suffix "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any zoning district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

A true copy,

Phonla Daughin Johnson
Municipal Clerk, CMC

ADOPTED by the Council
APPROVED by the Mayor

MAR 04, 2002
MAR 12, 2002

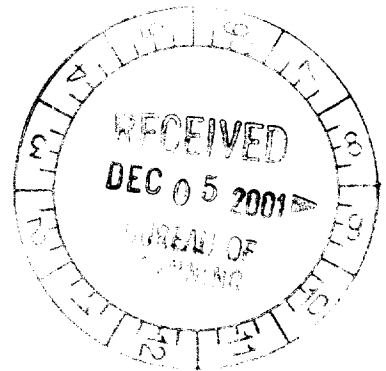
Conditions for Z-01-95

There shall be no adult business permitted at this location.

LEGAL DESCRIPTION

BEING ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 50 of the 17th District of Fulton County, Georgia, and being part of Lots 13, 14 and 15, Block C, of Mayfair Subdivision, according to a plat recorded in Plat Book 10, Page 136, Fulton County Records, and being more particularly described as follows:

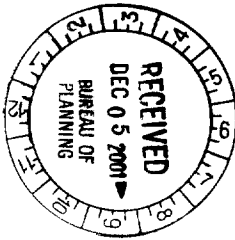
BEGINNING at a point on the northwesterly side of Rockledge Road (formerly Trenton Street) 100 feet southwesterly from the intersection of the southwesterly side of Bismark Road with the northwesterly side of Rockledge Road; thence running southwesterly along the northwesterly side of Rockledge Road south 22 degrees, 05 minutes, 33 seconds West a distance of 49.22 feet; thence running northwesterly 65 degrees, 24 minutes, 31 seconds West a distance of 149.92 feet; thence running northwesterly 22 degrees 10 minutes, 00 seconds East a distance of 49.83 feet; thence running southeasterly 65 degrees, 10 minutes, 36 seconds East a distance of 149.89 feet to the northwesterly side of Rockledge Road and the POINT OF BEGINNING.



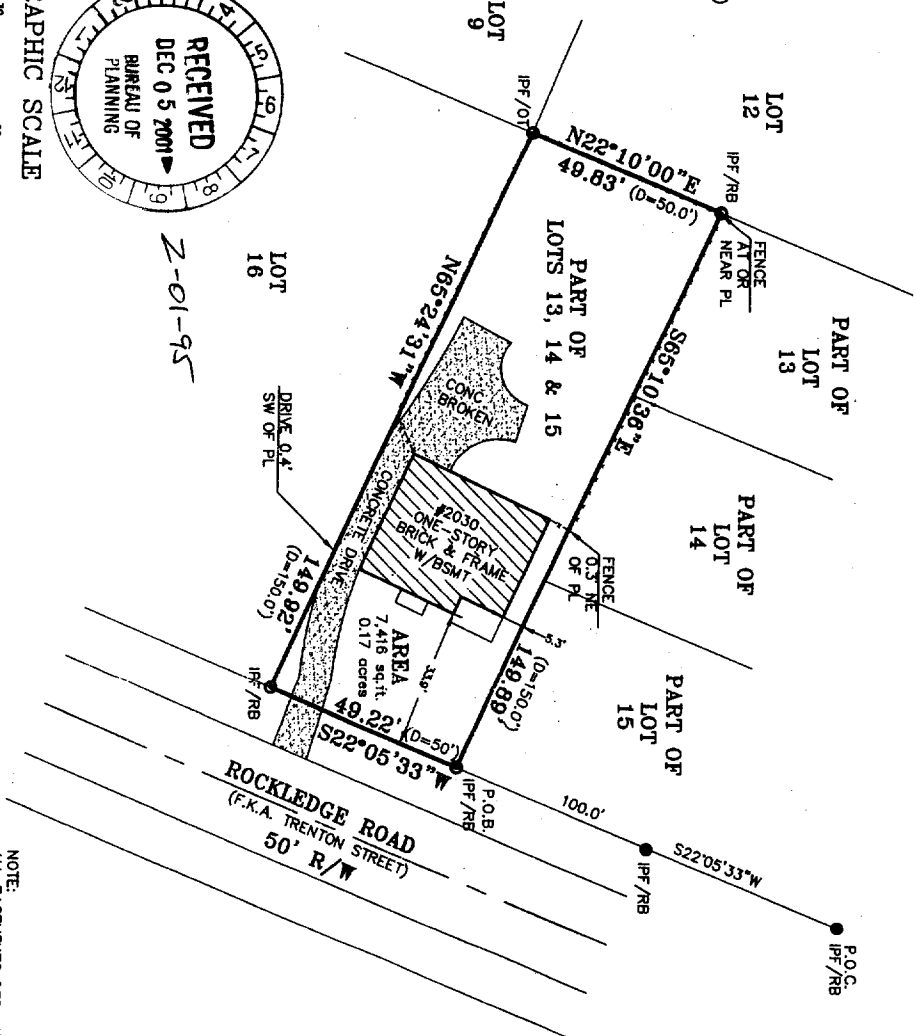
2-01-95

LEGEND

- CUP CORRUGATED METAL PIPE
- DE DRAINAGE EASEMENT
- SSE SANITARY SEWER EASEMENT
- BEL BUILDING SETBACK LINE
- REAR FOUND
- IRON PIN FOUND
- CATCH BASIN
- HEAD WALL
- POINT OF BEGINNING
- MAN HOLE
- R/W RIGHT-OF-WAY
- PP POWER POLE
- OTF OPEN TOP FOUND
- CRIMP TOP FOUND
- REAR
- LAND LOT
- IRON PIN PLACED (1/2" REBAR)
- DI DROP INLET
- PLAT
- F FIELD
- D DEED



THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE OF 1 FOOT IN 10,000 FEET. AN ANGULAR ERROR OF 0.3 SECONDS PER SIDE AND A DISTANCE ERROR OF 1/8" PER 100 FEET. THE PLAT HAS BEEN CALCULATED FOR CLOSURE AND FOUND TO BE ACCURATE TO THE NEAREST 1/8" IN 10,000 FEET. AN ELECTRONIC TOTAL STATION AND A 100' CHAIN WERE USED TO OBTAIN THE INFORMATION USED IN THE PREPARATION OF THIS PLAT. NO STATE PLATE COORDINATE MONUMENT FOUND WITHIN 500' OF THIS PROPERTY.



NOTE: ALL EASEMENTS DEPICTED ARE PER PUBLIC RECORD, UNLESS OTHERWISE NOTED.

IN MY OPINION, THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE STANDARDS AND REQUIREMENTS OF THE LAW OF THE STATE OF GEORGIA.

PLAT CERTIFICATION NOTICE

THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PERSONS OR ENTITIES NAMED HEREIN, AND IS NOT TO BE USED FOR ANY UNLAWFUL PURPOSES, OR ENTITLED WITHOUT EXPRESS REPERCUSSION BY THE SURVEYOR NAMING SAID PERSON, PERSONS, OR ENTITY.

JOB NUMBER: 01-8777 	ABOVE THE GROUND AS BUILT SURVEY PREPARED FOR: GANEK, WRIGHT & DOBKIN		DATE: 10/18/01
	OWNER / PURCHASER: MAXWELL R. CALLOWAY		SCALE: 1" = 30'
	LAND LOT 50	17th DISTRICT	SECTION: FULTON COUNTY, GEORGIA
	LOT PART 13, 14 & 15	BLOCK C	UNIT: AREA OF LOT: 7,416 sq. ft.
SUBDIVISION: MAYFAIR			SOLAR LAND SURVEYING COMPANY P.O. BOX 723993 ATLANTA, GEORGIA 31139-0993 TELEPHONE (770) 794-9055 FAX (770) 794-9052
ALL MATTERS PERTAINING TO TITLE ARE EXCEPTED			
PLOTTED BY:		PLAT BOOK 10, PAGE 136 DEED BOOK 2261B, PAGE 239	

RCS# 3554
3/04/02
1:40 PM

Atlanta City Council

Regular Session

02-O-0106 Z-01-95; 2030 Rockledge St., NE (F-6)
 R-4 to R-LC-C
 ADOPT ON SUB

YEAS: 15
NAYS: 0
ABSTENTIONS: 0
NOT VOTING: 1
EXCUSED: 0
ABSENT 0

Y Smith	Y Archibong	Y Moore	Y Mitchell
Y Starnes	Y Fauver	Y Martin	Y Norwood
Y Young	Y Shook	Y Maddox	Y Willis
Y Winslow	Y Muller	Y Boazman	NV Woolard

02-O-0106

02-0 -0106

(Do Not Write Above This Line)

AN ORDINANCE Z-01-95
BY: ZONING COMMITTEE

AN ORDINANCE TO REZONE FROM THE R-4
(SINGLE-FAMILY RESIDENTIAL) DISTRICT
TO THE R-LC (RESIDENTIAL-LIMITED
COMMERCIAL) DISTRICT, PROPERTY LOCATED
AT 2030 ROCKLEDGE STREET, N.E., FRONTING
49.22 FEET ON THE NORTHWESTERLY SIDE
OF ROCKLEDGE STREET BEGINNING
100 FEET SOUTHWESTERLY FROM THE
SOUTHWEST CORNER OF BISMARCK ROAD.
DEPTH: 149.92 FEET; AREA: 7,379 SQUARE
FEET; LAND LOT 50, 17TH DISTRICT,
FULTON COUNTY, GEORGIA.
OWNER: MAXWELL R. CALLOWAY
APPLICANT: SAME
BY: G. DOUGLAS DILLARD, ATTORNEY
NPU-F COUNCIL DISTRICT 6

ADOPTED BY
MAR 04 2002
COUNCIL

- ☐ CONSENT REFER
☒ REGULAR REPORT REFER
☐ ADVERTISE & REFER
☐ 1st ADOPT 2nd READ & REFER

Date Referred 2/4/02

Referred To: ZRB & Zoning

First Reading

Committee
Date
Chair

Committee

Date

Chair

Actions

Fav, Adv, Held (see rev. side)

Others

Members

Refer To

Committee

Date

Chair

Actions

Fav, Adv, Held (see rev. side)

Others

Members

Refer To

Committee

Date

Chair

Actions

Fav, Adv, Held (see rev. side)

Others

Members

Refer To

Committee

Date

Chair

Actions

Fav, Adv, Held (see rev. side)

Others

Members

Refer To

COUNCIL ACTION

☒ 2nd ☐ 1st & 2nd ☐ 3rd
Readings

☐ Consent ☐ V Vote ☒ RC Vote

CERTIFIED

CERTIFIED
MAR 04 2002

ATLANTA CITY COUNCIL PRESIDENT

Calvin W. Woodard

CERTIFIED
MAR 04 2002

Blanche Davidson Johnson
MUNICIPAL CLERK

MAYOR'S ACTION

Murley

MAR 12 2002